

REGULAR MEETING
AND
JOINT MEETING AND PUBLIC HEARING
OF
JANUARY 14, 1986

The meeting was called to order at 10:59 a.m.

Item 1: Roll Call

Present: Members Wolfsheimer, Cleator, Jones, Gotch, McCarty,
Martinez and Vice Chairman Struiksma.

Excused: Member McCall

Secretary: Charles G. Abdelnour

Joint Meeting and Public Hearing

Item 3: In the Gateway Center West, resolutions:

- a) Certifying the Secondary Study of Environmental Impacts with respect to the proposed Disposition and Development Agreement with EJR Plastics, Inc.; and
- b) Approving the sale of certain property in Gateway Center West to EJR Plastics, Inc., and approving the DPA pertaining thereto.

Member Cleator left the meeting.

Motion by Jones to continue this item to Tuesday, February 11, 1986 at 10:30 a.m. in the 12th floor Council Chambers.

Second by Martinez.

Vote: 6-0

Regular Meeting

Item 4: Resolution approving the Basic Concept Drawings and the architect, landscape architect and civil engineer for the development of clean, light-industrial facilities by New Gateway Partnership (Familian) in the Gateway Center West Project.

Motion by Jones to adopt the resolution.

Second by Martinez.

Vote: 6-0

ADOPTED AS RESOLUTION NO. 1252

Item 5: Resolution amending the agreement with Kirkwood Electric for electrical work for the Lyceum Theater in Horton Plaza, adding \$7,831 to the contract.

Motion by Martinez to adopt the resolution.

Second by Gotch.

Vote: 6-0

ADOPTED AS RESOLUTION NO. 1253

- Item 6: Resolution approving the Second Amendment to the Agreement with Construction Laboratories for inspection and testing services for the Lyceum Theater, adding \$9,000 to the total compensation.

Motion by Martinez to adopt the resolution.

Second by Gotch.

Vote: 6-0

ADOPTED AS RESOLUTION NO. 1254

- Item 7: Resolution approving the Relocation Plan for the Windsor Hotel in the Gaslamp Quarter Redevelopment Project.

Mr. Trimble noted a change on page 19 of the subject Plan, deleting the last paragraph and substituting language contained in the memorandum distributed to Members.

Motion by Martinez to adopt the resolution, including the change noted above.

Second by Gotch.

Vote: 6-0

ADOPTED AS RESOLUTION NO. 1255

- Item 8: Resolution authorizing CCDC to advertise and receive bids for the relocation and reconstruction of a sewer main and a water main within Parcel "C" of the Columbia Redevelopment Project; authorizing award of the contract to the lowest qualified bidder; and authorizing CCDC to administer said contract.

Motion by Martinez to adopt the resolution.

Second by McCarty.

Vote: 6-0

ADOPTED AS RESOLUTION NO. 1256

- Item 9: Resolution authorizing staff to negotiate a DDA with the developer of the College Grove Shopping Center project; approving the Draft EIR, Preliminary Report, and Draft Redevelopment Plan; and authorizing and directing staff to circulate the EIR, Preliminary Report and Draft Redevelopment Plan.

Steve West, Deputy Executive Director of the Redevelopment Agency, gave the staff report, noting the following amendments to the Preliminary Report:

- 1) On page 4-16, 2nd line, the amount of \$5.6 million (+) should be changed to \$7.056 million (+); and the amended total project cost would then be changed to \$35 million (+).

.....continued next page

Item 9: (continued)

- 2) On page 5-2, Item 3, the same correction should be made to the \$5.6 million figure, changing it to \$7.056 million.

Mr. West further noted that on page 48 of the Redevelopment Plan, 3rd line from the bottom of the page, "35 years from the date of adoption" should be changed to read "45 years". He stated that the County position on redevelopment in general, and this project, is extreme concern with its impact on that taxing entity. The estimated total tax increment to be invested in the shopping center is \$24 million. This excludes tax increment for housing of approximately \$7.055 million.

Motion by Gotch to adopt the resolution, incorporating the amendments as noted above.

Second by Jones.

Vote: 6-0

ADOPTED AS RESOLUTION NO. 1257


Item 2: Approval of the minutes of the Adjourned Regular Meeting of December 17, 1985.

Motion by Gotch to approve the minutes.

Second by Jones.

Vote: 6-0

The meeting was adjourned at 11:23 a.m.


Secretary of the Redevelopment Agency
of the City of San Diego, California